



Sitwell Street, Scarborough, YO12 5EX
Guide Price: £81,000



64 Kenyon Road

Wigan

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- **Rental Yield of 7.15%**
- **Low Maintained Rear Garden**
- **Great Investment Opportunity**
- **Close To Local Amenities**
- **Excellent Links For Commuting**

*****Calling All Investors*****

Rutter Green Auctions are delighted to bring to the market this two-bedroom end terrace property located on Sitwell Street, Scarborough, offered with vacant possession from 24th December 2025 and benefiting from freehold ownership.

This property presents an excellent investment opportunity, providing immediate rental income. Conveniently situated close to local amenities and transport links, it is ideally positioned for both investors and those looking to expand their property portfolio.





If you would like to arrange a viewing of this property, please contact our showroom at

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Additional information on this property is available at

www.ruttergreen.co.uk



Disclaimer

Although these particulars are thought to be materially correct, their accuracy cannot be guaranteed, and they do not form part of any contract. We ask our clients to check their own sales particulars and verify the information is correct. Fixtures, fittings and appliances have not been tested and therefore we can give no guarantees that they are in full working order. All measurements and land sizes are quoted approximately. Tenure should be established with your Solicitor and Council Tax band with Wigan Council.

